

Medlin, Steve

From: Young, Patrick
Sent: Wednesday, June 08, 2016 11:56 AM
To: thompson.brad@gmail.com; cgmccclure3@gmail.com
Cc: Chadwell, Keith; Medlin, Steve; Young, Sara; Stock, Michael; Dobrzanski, Bo; Cain, Aaron
Subject: FW: Citizens' Request to Appear before Council at the June 9th Work Session
Attachments: Online Form Submittal: Request to Appear Before the Durham City Council

Importance: High

Mr. Thompson and Mr. McClure:

Good afternoon, my name is Patrick Young, Assistant Planning Director for Development with the Durham City-County Planning Department.

I am in receipt of information (see attached) indicating your desire to appear before City Council tomorrow (Thursday, June 9, 2016) and obtain information regarding their (City Council's) position on short-term rental properties. My goal is to provide you with information regarding the current (City) law and regulation on this matter.

I have left both of you telephone voice mail messages regarding this matter, and am happy to speak with further if you like – my contact information is below.

The City of Durham does not regulate the tenure (i.e.: length of occupancy) of residential properties. In other words, there is not a prohibition on the short-term rental of a legally established residential property in Durham.

The City does limit, however, the occupancy of a single-residential unit to one (1) family. "Family" is defined in article 16 of the Durham Unified Development Ordinance (UDO) thusly:

Family: One or more individuals residing in a dwelling unit, living as a single housekeeping unit, and complying with the following rules:

- A. Any number of individuals related by blood, marriage, or adoption may occupy a dwelling unit;
- B. Where some or all of the occupants are unrelated by blood, marriage, or adoption, the total number of occupants that are unrelated, shall not exceed three. In applying this provision, children who are under the age of 23 and who are children of the owner or a person renting an entire dwelling unit from the owner shall be counted as a single occupant. In addition, in all cases, the limitation set out in subsection C. below shall apply.
- C. The presence of household employees or children in foster care shall not disqualify any premises otherwise satisfying the above rules.

The City also limits the establishment of a hotel/motel, bed and breakfast or commercial dormitory within the City, but the vast majority of short-term rental properties do not meet the definition of these uses found in the Durham Unified Development Ordinance (UDO) (link can be found here : <http://durhamnc.gov/DocumentCenter/Home/View/7528>.)

If you have reason to believe that any of the above-noted provisions are being violated, please contact Zoning Enforcement Supervisor Bo Dobrzanski of our staff at 919.560.4137 x28230 or via email at Bo.Dobrzanski@durhamnc.gov.

I hope this information is helpful – please advise with any questions, comments or concerns – best regards, Pat

Patrick O. Young, AICP

Assistant Director, Development Section
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Durham, North Carolina 27701
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919.560.4137 x28273

Medlin, Steve

From: noreply@civicplus.com
Sent: Tuesday, May 17, 2016 6:48 PM
To: AgendaCoordinator; McCurdy, Fred
Subject: Online Form Submittal: Request to Appear Before the Durham City Council

Request to Appear Before the Durham City Council

Today's Date	5/17/2016
Session Date	June 9, 2016
First Name	Bradford
Last Name	Thompson
Address	537 Barksdale
City	Raleigh
State	NC - North Carolina
Zip Code	27604
Email	thompson.brad@gmail.com
Phone Number	9192724514
Fax Number	<i>Field not completed.</i>
Organization Represented	Self
Topic	I would like for the council to state their position on allowing short-term rental properties near Duke Medical Center.
Presentation	No
Communication	No

Please Note: You are permitted 3 minutes to speak and make your presentation.

This form must be submitted to the Agenda Coordinator by Monday at 5 p.m. 10 calendar days prior to the City Council Work Session meeting at which you wish to speak. Once this form is submitted, no further reminder will be given. Citizens may call the Agenda Coordinator's Office at 919-560-4222 to confirm receipt of this form.

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